

Mid-Atlantic Opportunity Park Frequently Asked Questions (FAQ)

Q. What is the Mid-Atlantic Opportunity Park?

A. The Mid-Atlantic Opportunity Park is Pennsylvania's newest MRO and aviation-centered development located in the Laurel Highlands region of Pennsylvania. Sandwiched between the major metros of Pittsburgh and Philadelphia, the Park will serve as the area's main regional hub for aviation maintenance, repair and overhaul, logistics, and other support industries.

Encompassing nearly 130 acres at the John Murtha Johnstown-Cambria County Airport (JST) and anchored by a planned 100,000-square-foot MRO facility, the Park also has plans to establish an Innovation Center for advanced aerial mobility and drone work that will also house a regional jet center hangar.

Q. Why the Laurel Highlands region?

A. The Mid-Atlantic Opportunity Park is nestled in the Laurel Highlands area of Western Pennsylvania (about an hour from Pittsburgh) – a location that has a rich history in the steel industry and boasts a wide range of historic, scenic and cultural offerings. In recent years, the region's economy has grown with significant health care, technology and finance expansion, and the surrounding communities offer an outstanding and affordable quality of life.

The Park and JST Airport are minutes from affordable housing, tech schools, universities and excellent school districts. The community itself boasts outstanding recreational opportunities, from four ski resorts to ATV parks and an active Rails-to-Trails program for biking and hiking, hunting, fishing and much more. Its cultural life includes a symphony orchestra, fine restaurants, spas and shopping, to name a few.

Q. What types of businesses will comprise the Mid-Atlantic Opportunity Park?

A. Anchoring the Opportunity Park will be a state-of-the-art, 100,000-square-foot Maintenance, Repair and Overhaul (MRO) facility capable of accommodating narrow-body airline, corporate and military aircraft. The Opportunity Park also has plans to establish an Innovation Center for advanced aerial mobility and drone work that will include a regional jet-sized hangar.

Numerous aviation parks across the country that house MROs become magnets for aviation industry suppliers, from avionics to parts depots, training facilities and more. Whether you are an MRO operator seeking your next market, a wholesale distribution organization, or in need of a headquarters, research or manufacturing space, the Opportunity Park presents a blank canvas in a community and state known as one of the country's friendliest business environments.

Q. What is a Keystone Opportunity Zone (KOZ)?

A. The Mid-Atlantic Opportunity Park has been designated by the State of Pennsylvania as a Keystone Opportunity Zone, eliminating certain state and local taxes, and allowing business to thrive. Cambrian Hills Development Group has worked closely with the state and local government to ensure availability of a variety of attractive incentives that includes a state tax abatement and sales tax incentives, as well as job creation and training assistance for the Opportunity Park.

Learn more about Keystone Opportunity Zones and the financial incentives they offer by visiting the [Pennsylvania Department of Community and Economic Development website here](#).

Q. Is Western Pennsylvania's regional talent pipeline capable of supporting the Mid-Atlantic Opportunity Park's workforce needs?

A. The Laurel Highlands region and the state of Pennsylvania have made great strides in bolstering its talent and workforce pipeline in recent years. Locally, the nearby Saint Francis University (SFU) expanded on its existing relationship with Nulton Aviation Flight Academy to provide students access to SkyWest's Elite Pilot Pathway and Aviation Maintenance Training Pathway programs, helping to build on an already impressive talent foundation and ensuring the regional aviation industry becomes even more successful and sustainable. Beginning in 2024, SFU students studying aviation maintenance in the new Part 147 Maintenance Training Program will even have opportunities to live and study directly on-site at JST.

The Mid-Atlantic Opportunity Park, in coordination with local nonprofit [Aerium](#), also actively partners with high schools, universities and colleges throughout Pennsylvania to create a pipeline of skilled aviation professionals. This includes programs for aircraft maintenance technicians, aviation logistics specialists, pilots, remote pilots and other technical roles. In the future, some partnerships might offer internships or direct job placements with companies located in and around the park that include partners in the defense industry. Aerium has also made tremendous strides in incorporating aviation and aerospace-related curricula into existing high school science, technology, engineering and math (STEM) courses.

In total, the region surrounding the Opportunity Park has well more than 200,000 students enrolled in higher education. Pennsylvania is also home to numerous aviation mechanic training institutions, such as Aviation Institute of Maintenance, Pittsburgh Institute of Aeronautics and Pennsylvania College of Technology, making the Laurel Highlands region a prime destination for a continued influx of experienced talent.

Q. Can you share how the Mid-Atlantic Opportunity Park is being supported by the community, government officials and other partners?

A. While there are a great number of public-private partnerships working together to create a sustainable aviation ecosystem around the Mid-Atlantic Opportunity Park, state legislators such as Senator Wayne Langerholc, Chair of Transportation, and Representative Jim Rigby, Cambria County commissioners Thomas Chernisky, Scott Hunt and Keith Rager, the Pennsylvania Department of Community and Economic Development, Saint Francis University, Indiana University, University of Pittsburgh, Lockheed Martin, and SkyWest Airlines have all played a pivotal role. Together, this network of leaders is committed to supporting the success of the Park, as well as the tenants.

For more information about the public-private partnerships that have come together to make the Mid-Atlantic Opportunity Park a reality, you can see a detailed list of our "key players" at www.theopportunitypark.com/keyplayers.

Q. How many jobs do you expect the Mid-Atlantic Opportunity Park to create?

A. Hundreds of high-paying jobs are expected to be created, not just during construction, but also once completed and Opportunity Park tenants are fully operational.

Q. What are the benefits for businesses locating to the Mid-Atlantic Opportunity Park?

A. The Mid-Atlantic Opportunity Park offers several unique advantages, including:

- **Strategic location:** Located adjacent to a state multi-lane highway connecting to multiple distribution routes and just 5 miles from downtown Johnstown and its railroads; located less than 200 nautical miles from some of the nation's major metro areas.
- **Financial incentives:** Designation as a Keystone Opportunity Zone and Airport Land Development Zone (ALDZ) with lucrative tax incentives and other financial benefits.
- **Modern facilities:** High-quality infrastructure and resources tailored for aviation and related businesses.
- **Skilled workforce:** Access to a growing pool of trained aviation professionals through local partnerships.
- **Commercial Air Service:** Daily Service to Chicago and Dulles (DC) with SkyWest Airlines in a 50-seat regional jet.

Q. What kind of facilities will the Mid-Atlantic Opportunity Park have to offer?

A. The Mid-Atlantic Opportunity Park will offer modern hangars equipped for MRO operations, office space for various businesses, retail areas for aviation suppliers and services, research and collaboration space, and potential conference facilities for industry events.

Additionally, the adjacent John Murtha Johnstown-Cambria County Airport boasts a 7,000-foot, 150-foot wide, concrete-reinforced runway, an FAA-operated air-traffic control tower and approach control radar which already serves an adjacent Army National Guard base, de-ice capabilities, fueling services, a full service, modern Fixed Base Operator (FBO), and fire and emergency services on the field as additional resources that are vital when considering an MRO facility.

Q. Who is leading the development of the Mid-Atlantic Opportunity Park?

A. Cambrian Hills Development Group, headed by Dr. Larry J. Nulton, Ph.D., is leading the development of the Mid-Atlantic Opportunity Park.

Q. Who can I contact for further information?

A. The Mid-Atlantic Opportunity Park team can be reached through the contact information provided on our website. Send us a message by visiting www.theopportunitypark.com/contact. We are happy to answer your questions and provide further details about the park.

Interested parties can also stay up-to-date on the latest with the Mid-Atlantic Opportunity Park by following us on [LinkedIn](#), regularly checking our [website](#), and reading local and industry news related to the park's progress.